

MAR 12 2018

PAID

March 2, 2018

Denise
BILL MAYNE 3/14/2018

Building Division, 2nd Floor
City of San José - Dept. of Planning, Building & Code Enforcement
200 E. Santa Clara Street
San José, CA 95113

Attn: Inspection Services Division Manager

Re: REQUEST FOR TEMPORARY CERTIFICATE OF OCCUPANCY FROM 03/05/2018 –
09/05/2018

MFAS Direct LLC,
2012 Biarritz Pl,
San Jose CA 95138
Building Permit #14-002176

I am writing this letter request that a Temporary Certificate of Occupancy be granted for the above project location, effective on 03/05/2018 and expired on 09/05/2018.

The reason for the Temporary Occupancy is that we want to ensure the building meets the demands of the occupants and is capable of delivering a safe and friendly environment for the occupants' children upon completion.

We acknowledge that the rough and first final inspections have been completed for all building, electrical, mechanical, plumbing, and fire items. We are currently in the process of scheduling the second final inspection for the following list of items:

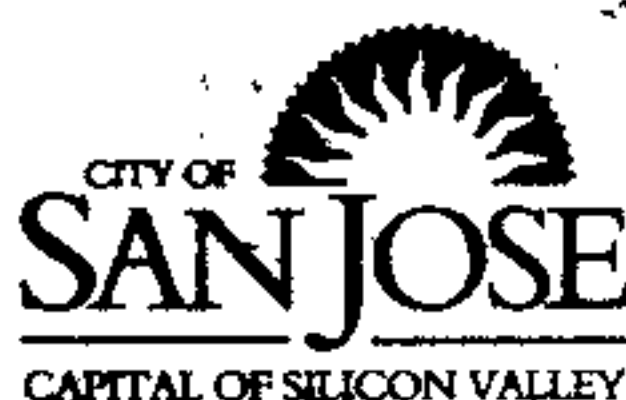
- 1) Stairs
- 2) Hand Rail
- 3) Plumbing Fixture final walk-through
- 4) Electrical final walk-through

Prior to the expiration of the Temporary Occupancy, we will schedule inspections to insure that all issues as stated in the above list are resolved to the full satisfaction of both the Building and Fire Department. However, if we fail to comply by the expiration date, we will cease all occupancy and vacate the premises until the building is brought under full compliance.

Sincerely,

[Signature]
Steven Trinh
Manager
MFAS Direct LLC,
408-821-2729

[Signature]
Dat Phuoc Nguyen
Contractor
Cal Valley Construction
(408) 449-3626



Fire Protection and Special Systems Permit Application

San Jose Fire Department
Bureau of Fire Prevention
200 E. Santa Clara St. 2nd Fl. Tower
San Jose, CA 95113-1905
Inspections: (408) 535-3555

PERMIT FEES MUST BE SUBMITTED WITH APPLICATION

Building Plan Check # 12-037022 Permit # 15-012955

PROJECT/FACILITY INFORMATION

Business Name: Trinh Residence Contact Person: Frank Li
Address: 2012 Binhitz Place Phone: (650) 918-8718
Nearest Cross Street: _____

APPLICANT/INSTALLING CONTRACTOR INFORMATION

Business Name: Hicon & Fire Protection Inc. City: Santa Clara State: CA Zip: 95050
Mailing Address: 49 Linden Dr Title: Officer
Contact Person: Frank Li E-mail Address: hiconfp@yahoo.com
Phone: (650) 918-8718 Fax: () _____

* San Jose City Business License Number: 8212222850 Expiration Date: 10/15/15
* Worker's Compensation Number: 1955566-14 Expiration Date: 10/1/15
* State Contractors License Number and Type: 914932 C-16 Expiration Date: 7/31/15
* If exempt, then contractor's information sheet must be submitted with application.

WORK PROPOSED (Select One)

- ☒ New Construction
☐ Tenant Improvement
☐ Demolition

TYPE OF PROJECT/SYSTEM (Select One)

- ☒ Overhead Sprinkler System ☐ Fire Alarm System ☐ Fire Pump
☐ Underground Piping System ☐ Monitoring System ☐ Preaction Piping
☐ Fixed Extinguishing System ☐ Standpipe System ☐ Suppression Detection
☐ Other _____

SYSTEM COMPONENTS

	Device	Manufacturer	Model No.	State Fire Marshal Listing No.	Quantity
1					
2					

☐ Additional Devices Listed on Attachment Project Area 15,752 Length of Pipe _____ Nozzles _____

Important Note:

- All components for every fire alarm and fire detection system shall be California State Fire Marshal listed and approved for the purpose for which they are installed.
- All components of every fire extinguishing system shall be UL or FM listed.
- Prior to the installation of any fire protection system in the City of San Jose, plans must be approved by the Fire Marshal and final inspection approving the system must be made before the system may be placed into service.
- This permit application or approved permit will expire after 180 days of inactivity.
- All fees as a result of this permit are the responsibility of the installing contractor.
- To schedule an inspection, please call (408) 535-3555 a minimum of 24 hours (1 business day) in advance of the requested inspection date.
- Cancellations shall be made by 2:00pm 48 hours (2 business days) in advance of the scheduled inspection date or the scheduled inspection time will be charged.

I declare under the penalty of perjury, under the laws of the State of California, that the foregoing is true and correct and that, to the best of my knowledge, the license(s) listed above are those required for the work to be performed and are in full force and effect, or if exempt, that the exemptions meet the requirements of the Contractor's State License Law as contained in the Business and Professions Code, Division 3, Chapter 9. If there is any change which would materially affect the above information, I will notify the Bureau of Fire Prevention.

APPLICANT'S NAME (Please Print)	TITLE (Please Print)	APPLICANT'S SIGNATURE	DATE
<u>Frank Li</u>	<u>Officer</u>	<u>FL</u>	<u>4/7/15</u>

FIRE DEPARTMENT USE

Plans Dated: 5.2.15 Plans Approved By: J. Patel Date Plans Approved: 5.8.15

☐ Flush Approved By: _____ Date: 1/1 Inspector's Comments: _____
☒ Rough/Visual By: [Signature] Date: 5/29/15
☒ Hydrostatic Approved By: [Signature] Date: 5/29/15
☒ Main Drain Static: 60 Residual: 47
☒ Time to Alarm: _____ Seconds: 32
☒ Other: SIGNAGE, SPARE HD. BOX Date: 3/16/18
☒ FINAL Approved By: [Signature] Date: 3/16/18

Description: SCOPE OF WORK TO INCLUDE:

CONSTRUCTION OF A NEW 16,164 SQ. FOOT RESIDENCE TO INCLUDE:

335 SQ FT HABITABLE BASEMENT AREA.

5561 SQ FT 1ST FLOOR.

3322 SQ FT 2ND FLOOR.

2914 SQ FT ATTACHED 6 CAR GARAGE.

1155 SQ FT RV/ SPORTS COURT

137 SQ FT COVERED ENTRY

1156 SQ FT COVERED PATIOS

1172 SQ FT COVERED DECKS

412 SQ FT UNCOVERED DECKS

Technical Description: # Of Stories: 2; Conditioned?: Yes; Dwelling Sq Ft: 13250; RS Garage 1 Type: Attached Framed; RS Garage 1 Sq Ft: 2914;

Design Conditions: GeoHazard Zone: Yes;

Zoning: A(PD); Planning Permit #: PDA89-082-19; Front Easement: 10' PSE

Application Codes: 2010 CBC, CMC, CPC; 2010 NEC; 2008 Energy;

Final Inspection Record

Code	Inspection	Date	Approved By
918	Electrical Final		
928	Plumbing Final		
938	Mechanical Final		
* 948	Building Final		
978	CDD Final		
See other side for Interim inspection record FINAL (SPRINKLERS)		7/3/18	<i>[Signature]</i>

A total of 17 hours of inspection time have been allocated for this permit. Inspection time will be determined using the requested inspection time or the actual expended inspection time, whichever is greater. Please note that inspection time includes 10 minutes of travel time per stop. Once the allocated inspection time is exceeded additional fees will be assessed for additional services. Cancellation or rescheduling of a scheduled inspection must be received by 2:00 p.m. 2 business days prior to the inspection; otherwise, the inspection time requested will be debited from the allotted hours. Cancellation time may change. Field coordinator name: Patrick Lewis, phone #: 408 535-6863. To Schedule An Inspection Call (408) 535-3555.

**Track your project progress online**

Track the progress of your project online.

Scan this QR Code with your SmartPhone and you can access our SJ Permits online permitting system where you can see the status of the review of your project by the City staff. You can also register with the system and schedule your inspections and track your inspection hour balance.

Need Assistance?

Need to resolve an issue while under construction? Talk with your Building Inspector. They can help sort out issues that come up and coordinate with the plan check staff.

Need additional assistance? Call the FIELD COORDINATOR listed above. They are there for you to help keep your project moving forward in a timely manner.

Inspection Scheduling

To schedule an inspection, please plan around a week ahead. Go online at www.sjpermits.org or call us at (408) 535-3555 to schedule the inspection.

⊗ 948 ELEVATOR NOT INSTALLED FOR FRAME but to be inspected for final. Permit 7/16/15

A permit fee is entitled to reimbursement of unused permit fees if the City of San Jose fails to conduct an inspection of the permitted work within 60 days of receiving a written notice the work is complete and ready for inspection. Please see on line web-survey at <http://www.sanjoseca.gov/building/>

Inspection Record



SEE OTHER SIDE FOR SCOPE OF WORK AND FINAL PERMIT INSPECTION APPROVALS. TO SCHEDULE A BUILDING OR FIRE INSPECTION PLEASE CALL (408) 535-3555.

LOUVER AREA ONLY

Building Inspections (408) 535-3555			
Foundation/Slab	Date	Approved	
111 Ground Electrode	7/10/14	D. Thomas	
140 PAPER Zoning/Setbacks	3-25-14	M. Thomas	
141 Footing			
143 Piers	7/9/15	T. H.	
144 Grade Beams			
112 Under-Slab Electrical			
121 Under-Slab Plumbing	9/4/11	Joe Candel	
131 Under-Slab Mechanical			
142 Slab Reinforcement	9/10/14	Dave Thomas	
145 Retaining/Sound Wall Footing	7/23/14		
Documentation	Date	Approved	
146 Compaction Report			
147 Soils Observation Letter			
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Under Ground/Site Work	Date	Approved	
211 U/G Electrical			
221 U/G Plumbing/Sewer/Storm			
222 U/G Gas Piping			
223 U/G Water			
224 Property Line Clean-Out			
Under Floor	Date	Approved	
215 U/F Electrical			
225 1324 AMBENT U/F Plumbing			
235 U/F Mechanical			
245 U/F Frame			
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Lateral	Date	Approved	
341 Exterior Shear/Bracing	7-17-15	P. H.	
342 Interior Shear/Bracing	7-17-15	P. H.	
343 2nd side Shear	7-23-15	P. H.	
344 Sub-floor Structure/ Nail	12-9-14	O. H.	
345 Roof Structure/Nail	7-9-15	T. H.	
346 Truss Inspection	7-9-15	T. H.	
Concrete/Block	Date	Approved	
446 Concrete Panels			
447 Block Walls			
448 Retaining/Sound Wall Rebar			
Electrical Rough	Date	Approved	
411 Walls Electrical			
412 Ceiling Electrical			
413 Rough Electrical	7-9-15	T. H.	
414 Photovoltaic System			
Plumbing Rough	Date	Approved	
421 Top-out	7-17-15	P. H.	
422 Tubs	7-23-15	P. H.	
423 Shower pans	7-17-15	P. H.	
425 435 Rough Gas Piping	7-23-15	P. H.	
Mechanical Rough	Date	Approved	
431 Combustion Air			
432 Smoke/Fire Dampers	7-19-15	P. H.	
433 Rough Ducts/Flues	7-23-15	P. H.	
434 Grease Duct/Hood			
Building Rough	Date	Approved	
442 Lath	8-21-15	K. H.	
444 Rough Frame			
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Insulation	Date	Approved	
542 Floor/Wall Insulation	7-23-15	P. H.	
543 Ceiling (batt)			
544 Ceiling (blown)			

Pools	Date	Approved
813 Pre-Gunite Electrical		
823 Pre-Gunite Plumbing		
843 Pre-Gunite Building		
814 Pre-Deck Electrical		
815 Light Shell Potting		
844 Pre-Plaster Barriers		
Fireplace Repair	Date	Approved
842 Steel/Strap		
Meter Releases	Date	Approved
911 Electrical Release		
925 935 Gas Pressure Test	6/17/16	AA
922 Gas Release		
Documentation	Date	Approved
904 Special Inspection Letter		
905 Structural Observation		
906 Water Fixture Conserving Affidavit		
SEE OTHER SIDE FOR FINAL INSPECTIONS		

Fire Inspections (408) 535-3555		
Fire Protection Systems	Date	Approved
Underground Installation		
Overhead Installation	3/16/18	PH
Pre-action Piping		
Fixed Systems		
Fire Pump		
Standpipe		
Fire Supp. Monitoring/Fire Alarm		
Pre-action Detection		
Clean Agent Detection		
FSD/Air Handler		
Emergency Generator		
Elevator Size & Recall		
Hazardous Materials Systems	Date	Approved
Aboveground Tank/Piping		
Haz. Compressed Gas/Cryo.		
Inert Compressed Gas		
Underground Tank/Piping		
Other Hazmat Systems		
Storage/Use < Permit Quantity		
Life Safety Systems	Date	Approved
Panic Hardware		
Exiting & Exit Signs		
Stair/Elevator/Evacuation Signs		
Smoke Control System		
Emergency Lighting		
Fire Rated Construction		
Fire Extinguisher/Street Address	3/16/18	PH
P.S. Radio Coverage		
Access/Hydrants		
Alternate Materials		

SEE OTHER SIDE FOR FINAL INSPECTIONS

INTERIM INSPECTION RECORD			
PA=Partial CN=Correction Notice NR=Not Ready			
#	Date	Code	Inspector
140-141	3-21-14	NR	M. Thomas
140-141	3-25-14	CN	M. Thomas
141/142	3/28/14	PA	NR
145	4-11-14	PA/CN	M. Thomas
145	4-15-14	PA	D. M. Thomas
145	4-15-14	PA	R. H. Thomas

145	Retaining/Sound Wall Footing	7/23/15	TH
Documentation		Date	Approved
146	Compaction Report		
147	Soils Observation Letter		
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Under Ground/Site Work		Date	Approved
211	U/G Electrical		
221	U/G Plumbing/Sewer/Storm		
222	U/G Gas Piping		
223	U/G Water		
224	Property Line Clean-Out		
Under Floor		Date	Approved
215	U/F Electrical		
225	U/F Plumbing		
235	U/F Mechanical		
245	U/F Frame		
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Lateral		Date	Approved
341	Exterior Shear/Bracing	7-7-15	PHUN
342	Interior Shear/Bracing	7-7-15	PHUN
343	2nd side Shear	7-23-15	PHUN
344	Sub-floor Structure/ Nail	12-9-14	TH
345	Roof Structure/Nail	7-9-15	TH
346	Truss Inspection	7-9-15	TH
Concrete/Block		Date	Approved
446	Concrete Panels		
447	Block Walls		
448	Retaining/Sound Wall Rebar		
Electrical Rough		Date	Approved
411	Walls Electrical		
412	Ceiling Electrical		
413	Rough Electrical	7-9-15	TH
414	Photovoltaic System		
Plumbing Rough		Date	Approved
421	Top-out	7-17-15	PHUN
422	Tubs	7-23-15	PHUN
423	Shower pans	7-17-15	PHUN
425	435 Rough Gas Piping	7-23-15	PHUN
Mechanical Rough		Date	Approved
431	Combustion Air		
432	Smoke/Fire Dampers	7-19-15	PHUN
433	Rough Ducts/Flues	7-23-15	PHUN
434	Grease Duct/Hood		
Building Rough		Date	Approved
442	Lath	8-21-15	KKilmer
444	Rough Frame		
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			
Insulation		Date	Approved
545	Floor/Wall Insulation	7-23-15	PHUN
542	Ceiling (batt)		
543	Ceiling (blown)		
Interior Finish		Date	Approved
631	Fire Resistive Duct Wrap		
641	Rated Walls		
642	Rated Ceiling		
643	T-Bar		
645	Rated Shafts		
DO NOT PROCEED UNTIL ABOVE INSPECTIONS ARE APPROVED			

922	Gas Pressure Test	7/16/15	TH
Documentation		Date	Approved
904	Special Inspection Letter		
905	Structural Observation		
906	Water Fixture Conserving Affidavit		
SEE OTHER SIDE FOR FINAL INSPECTIONS			

Fire Inspections (408) 535-3555			
Fire Protection Systems		Date	Approved
Underground Installation			
Overhead Installation		3/16/18	PHUN
Pre-action Piping			
Fixed Systems			
Fire Pump			
Standpipe			
Fire Supp. Monitoring/Fire Alarm			
Pre-action Detection			
Clean Agent Detection			
FSD/Air Handler			
Emergency Generator			
Elevator Size & Recall			
Hazardous Materials Systems		Date	Approved
Aboveground Tank/Piping			
Haz. Compressed Gas/Cryo.			
Inert Compressed Gas			
Underground Tank/Piping			
Other Hazmat Systems			
Storage/Use < Permit Quantity			
Life Safety Systems		Date	Approved
Panic Hardware			
Exiting & Exit Signs			
Stair/Elevator/Evacuation Signs			
Smoke Control System			
Emergency Lighting			
Fire Rated Construction			
Fire Extinguisher/Street Address		3/16/18	PHUN
P.S. Radio Coverage			
Access/Hydrants			
Alternate Materials			

SEE OTHER SIDE FOR FINAL INSPECTIONS			
INTERIM INSPECTION RECORD			
PA=Partial CN=Correction Notice NR=Not Ready			
#	Date	Code	Inspector
140-141	3-21-14	NR	W. H. H. H.
140-141	3-25-14	CN	W. H. H. H.
141/142	3/20/14	PA	W. H. H. H.
145	4-17-14	PA/CN	W. H. H. H.
145	4-15-14	PA	D. M. R. A. H.
145	5-1-14	PA	D. M. R. A. H.
143	6/12/14	PA	D. M. R. A. H.
143	8/14/14	PA	W. H. H. H.
141	8-10-14	PA	D. M. R. A. H.
341/345	1-13-15	PA	W. H. H. H.
444	4-22-15	PA	W. H. H. H.
421	6/4/15	CN	J. E. C. C. C.
433/435	6/17/15	PA/NR	J. E. C. C. C.
441	6/24/15	CN	J. E. C. C. C.
413	6/25/15	CN	T. H. H.

413 341 345 346 (PA) > 6/30/15 TH

421 425 433 444 928 (NR) > 442/641 8-6-15 CN JH

391 421 433 444 > PA NR > 7/9/15 TH

918 928 938 342 > CN

444 7 1/10/15 PHUN

442 10-14 7/23/15 PHUN

411 144 PA 7-23-15 PHUN

400s, 8/25/17, NR, KKilmer.

Area: 18B Combination

St: PLEWIS

Count: 2

BUILDING INSPECTION NOTICE

B-Complete; E-Complete; M-Complete; P-Complete

Permit #: 14-002176-RS

LI: Ken Horn

Supervisor Tel: 408 535-6133

Confirmation #: 01291086

Received: 08/17/2017

By: Phone

Preferred:

Scheduled:

08/25/17

Tract: 8474

Lot: 9

of Units: 0

Map: 875 G 1

Address: 2012 BIARRITZ PL SAN JOSE

Contact: STEVE ? owner.

Phone: 821-2729

CLM.
(9:00-10:30)

ETA Call: Y

Owner: MFAS DIRECT LLC

(408)821-2729

Contractor: DAT NGUYEN CAL VALLEY CONSTRUCTION

CY Cellular: (408)449-3626

Folder Name: TRINH RESIDENCE (BEPM 100%)

Subtype: Single Family

Work Proposed: New Construction

Comments:

Related Permits:

Insp Time:

1:00

Inspection time listed at the left includes 10 minutes travel time.

Next Inspections Suggested

Number of Units:

01

Time inspection completed

Code	Description	O K	P A	C N	N R	N F	Code	Description	O K	P A	C N	N R	N F
4 4 4	Rough Frame												
6 4 1	Rated Walls												
6 4 2	Rated Ceilings												
9 1 8	Electrical Final				X								
9 2 8	Plumbing Final				X								
9 3 8	Mechanical Final				X								
9 4 8	Building Final				X								

Inspection Code: OK = Approved, PA = Partial Approval, CN = Correction Notice, NR = Not Ready, NN = Not Necessary, RF = Re-Inspection Fee Due

Remarks:

Courtesy inspection w/ Patrick L & Amer. Some items noted, not complete list. (918) Garage receptacles to be GFCIs protected, check ETC. Check all main subpanels & labeling. Kitchen island requires receptacle. Receptacle to right of window not ≤ 2' to sink. Caulk exterior lights, J-box at attic furnaces. (928) Locate island (2) foot vents? Roof scuppers are draining onto balcony decks (is this OK?) (938) Furnaces (4) not inspected. (948) Check all stairs handrails, guardrails. Specifically 2-riser steps in Theater not ≤ 36" variance. Some risers ≥ 8" (1 3/4" for 2013-check).

You have a total of 0.69 hour(s) remaining on this project as of Thursday, August 24, 2017, 10:15:14 AM.

Guardrail missing from Garage to above. Need guardrail on roof deck.

Inspector's Signature:

Ken Kilmer

Print:

KKILMER

Date:

08/25/17

Page:

of

Garage doors to house to be self-closing, self-latching. Fire caulk/mineral wool above furnace ceiling in Garage.

City of San Jose Inspection Request Voice: (408) 535-2555 Please Return for Your Records

Office Copy